



Address: [4312 ENCHANTED OAKS DR](#)
City: ARLINGTON
Georeference: 12753H-11-15R
Subdivision: ENCHANTED BAY ADDITION
Neighborhood Code: 1L050B

Latitude: 32.676993731
Longitude: -97.2265809514
TAD Map: 2084-364
MAPSCO: TAR-093R



This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: ENCHANTED BAY ADDITION
Block 11 Lot 15R

Jurisdictions:

- CITY OF ARLINGTON (024)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- ARLINGTON ISD (901)

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 06496849

Site Name: ENCHANTED BAY ADDITION-11-15R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,186

Percent Complete: 100%

Land Sqft^{*}: 10,456

Land Acres^{*}: 0.2400

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION



Current Owner:
SIDDIQUE-KHANUM FAMILY TRUST
Primary Owner Address:
4312 ENCHANTED OAKS DR
ARLINGTON, TX 76016

Deed Date: 4/23/2024
Deed Volume:
Deed Page:
Instrument: [D224070589](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KHANUM KUNIGAL K;SIDDIQUE IMRAN A	12/16/2016	D216295583		
MARTIN TRAVIS R	11/8/2007	D207449753	0000000	0000000
NEMEC JUSTIN A	4/24/2003	00166620000060	0016662	0000060
OAK KNOLL HOMES INC	1/10/2001	00146880000270	0014688	0000270
NGUYEN NGA THANH;NGUYEN TAM VAN	3/22/1999	00137190000483	0013719	0000483
NGUYEN HIEU THI;NGUYEN NINH HUU	7/31/1998	00133440000268	0013344	0000268
HEAVENLY GOSPEL COGIC	5/20/1992	00106440000629	0010644	0000629
VO BE NGUYEN;VO DINH THANH	1/1/1991	00000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$898,737	\$150,000	\$1,048,737	\$828,850
2023	\$790,000	\$150,000	\$940,000	\$753,500
2022	\$535,000	\$150,000	\$685,000	\$685,000
2021	\$535,000	\$150,000	\$685,000	\$685,000
2020	\$538,214	\$146,786	\$685,000	\$685,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL



- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.